

SURF PINES NEWS LETTER - APRIL, 1989

Please see the enclosed notice about the special meeting to be held on May 20th, and return your proxy if you are unable to attend.

The Board would also like to remind you that ATV's (All Terrain Vehicles) are not allowed on Surf Pines roads nor on the sand dune. Permission to ride them on private property must be obtained from the owners.

Regarding assessments against homes being sold on contract: On three or more occasions during the past year, Surf Pines has been left with unpaid dues as people buying homes on time have skipped.

These persons have left the properties - usually in great disrepair - to the former owner, and the Association with no real chance to recover the assessments.

Members thinking of selling their homes should obtain adequate down-payments to deter loss to themselves. Surf Pines Association maintains that the assessments run against the property, and, henceforth, will not restore full service until the delinquent dues are paid.



To be added to the Surf Pines April News Letter

Also to be discussed and voted upon at this meeting will be a proposed resolution designed, with our new by-laws, to make Surf Pines members' properties eligible for all Bank financing.

At the present time, some Banks are refusing to finance Surf Pines properties because of a perceived lack of documented commitment for the members to fund required utility maintenance and improvement. (This does not apply to Strawberry Hill Surf Pines members whose commitment is contractual.)

Representatives of the Real Estate and Financial Communities plan to be present at the meeting to explain the required resolution which, if approved, should enhance the re-sale value of our properties.

Milt Hoff, our Security Guard, will be retiring as of March 31, and will be moving to Sunset Beach where he can be reached at 861-0877. Milt will still be around working on the roads and water system on a part time basis, and for security until the Guard House is manned again, approximately April 15th.

The Board would like to express their appreciation to Milt in behalf of all of the Association members, thank him for a job well done, and wish him well in the future.

Our new Security Guard, Lee Andros, will be in the Guard House by April 15th and will begin his duties then.